

Together with a 20 foot wide access easement located over part of lot 11, Certified Survey Map, Volume 1, Page 88 and the NW ¼ of the SW ¼, Section 36, T17N-R7W, Town of Hamilton, La Crosse County, Wisconsin, the centerline of which is described as follows:

Thence S 66 10'57" W 85.63 feet;

Thence S 40 20'54"

[Etc.etc.](#)

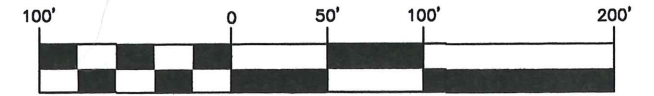
Subject to any easements, covenants and restrictions of record.

[Said easement is for recreational purposes only. The term "recreational purposes" shall mean pedestrian or small vehicle access \(such as 4-wheeler, snowmobile or small tractor\). The easement may not be improved nor may the grade be changed without the prior written consent of the owner of the servient estate. The easement and restrictions on use of the easement shall run with the land of both the servient estate and of Lot 11 of CSM Volume 1, Page 88 and 88-A.](#)

Innsbruck Road

Innsbruck Road

Graphic Scale



(IN FEET)
1 inch = 100 ft.

Lot 8

Lot 9

Lot 2

Lot 7

V. 1

C.S.M.

V. 15

C.S.M.

V. 1

P. 99

10' Utility Easement

East Point Road

$\Delta = 30'00'05''$
($\Delta = 30'00'00''$)
 $R = 50.00'$
 $L = 26.18'$
 $CB = N 50'53'55'' E$
($CB = S 50'58'30'' W$)
 $C = 25.88'$

Lot 10

P. 88

(N 54'01'30" W)
S 54'06'45" E
378.88'

Lot 6

Lot 11

78,987 sq. ft.
1.81 acres

Parcel "A"

S 66'10'57" W
85.63'
S 40'20'54" W
51.57'
N 33'43'27" E
51.11'
S 06'07'51" W
152.42'
N 24'01'30" W
310.00'
N 24'06'45" W

(S 67'52'30" W)
S 67'47'15" W
344.63'

N 89'10'21" E
54.28'

241.08'
S 89'32'43" E

50.57'
N 67'41'19" E

41.35'
S 60'41'32" E

20' Access Easement

259.09'
S 35'24'28" E

P. 97

Lot 1

Doc. #1601607

NW-SW
Section 36
T17N-R7W

NE-SW

SE-SW

658.38'
N 89'14'47" E
(S 89'15'19" W)

Bearing Basis: The La Crosse County Coordinate System.

Parcel "A"

All of Lot 11, Certified Survey Map, Volume 1, Page 88, Town of Hamilton, La Crosse County, Wisconsin.

Subject to any easements, covenants and restrictions of record.

Parcel "B"

All of the NE 1/4 of the SW 1/4 of the SW 1/4, Section 36, T17N-R7W, Town of Hamilton, La Crosse County, Wisconsin.

Subject to any easements, covenants and restrictions of record.

Access Easement

Together with a 20 foot wide access easement located over part of Lot 11, Certified Survey Map, Volume 1, Page 88 and the NW 1/4 of the SW 1/4, Section 36, T17N-R7W, Town of Hamilton, La Crosse County, Wisconsin the centerline of which is described as follows:

Commencing at the South right-of-way line of East Point Road and the northwest corner of Lot 11, Certified Survey Map, Volume 1, Page 88, thence, along the West line of said Lot 11, S 24°06'45" E 103.86 feet to the point of beginning of this centerline description:

- thence S 66°10'57" W 85.63 feet;
- thence S 40°20'54" W 51.57 feet;
- thence S 06°07'51" W 152.42 feet;
- thence N 33°43'27" E 51.11 feet;
- thence S 89°32'43" E 241.08 feet;
- thence N 67°41'19" E 50.57 feet;
- thence N 89°10'21" E 54.28 feet;
- thence S 60°41'32" E 41.35 feet;
- thence S 35°24'28" E 259.09 feet to the South line of the NW 1/4 of the SW 1/4 and the terminus of this centerline description.

Subject to any easements, covenants and restrictions of record.

N 00°49'14" W
668.67'

Parcel "B"

NE-SW-SW

439,697 sq. ft.
10.09 acres

(S 00°46'50" E)
S 00°47'22" E
667.40'

658.02'

S 89°08'08" W

SW-SW



LEGEND

- = Found 1" Iron Pipe (unless stated otherwise)
- = Set 3/4" x 20" Rebar (1.50 lb/lin. ft.)
- () = Recorded dimensions
- ⊙ = Found 3/4" Iron Bar
- ⊕ = Found County marker
- = Boundary of this survey
- - - = Centerline

SURVEYOR'S CERTIFICATE

I, Christopher W. Fechner, Registered Land Surveyor, hereby certify that the survey shown and represented above is accurate and true to the best of my knowledge and belief and that there are no visible encroachments other than those shown.

Christopher W. Fechner
Christopher W. Fechner RLS 2448

SURVEY FOR

Dan Blumer

All of Lot 11, C.S.M., Volume 1, Page 88
Part of the NW-SW, SW-SW, Section 36, T17N-R7W
Town of Hamilton, La Crosse County, WI
W5269 East Point Road

DRAWN BY: TS CF DATE: 5/7/14

REVISED BY: DATE:

SCALE: 1" = 100'

PROJECT NO.: S-5646A

CREW: CF RC TS

SHEET 1 OF 1

Plat of Survey
Easement Description
for
Dan Blumer



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